

**MEETING MINUTES  
CITY OF ST. CHARLES, IL  
ST. CHARLES CORRIDOR IMPROVEMENT COMMISSION  
July 1, 2015**

**Members Present:** Chair English, Vice Chair Schuetz, Potts, Kane, Dechene and Pietryla

**Members Absent:** Hauser

**City Staff Present:** Matthew O'Rourke  
Karla McCleary, Recording Secretary

**Others Present:** Scott Corbin – The Jank Guitar Store

**1. Opening of Meeting**

The meeting was convened by Chair English at 7:01 p.m.

**2. Approval of Agenda**

A motion was made by Kane and seconded by Vice Chair Schuetz to approve the agenda.

**Voice Vote:** Unanimous; Nays: None; Members Absent: Hauser

Motion Carried.

**3. Approval of minutes from May 6, 2015**

A motion was made by Dechene and seconded by Potts to approve the May 6, 2015 Meeting Minutes of the Corridor Improvement Commission

**Voice Vote:** Unanimous; Nays: None; Members Absent: Hauser

Motion Carried.

**4. Discussion Items**

A. Corridor Improvement Grant – 2601 E. Main Street (Warwick Publishing)

O'Rourke confirmed that a Four Season Grant had been provided to Warwick Publishing over 5 years ago, therefore they would be eligible for a Corridor Improvement Grant. Potts stated that they have gone into resurfacing their asphalt driveway area and that is what has facilitated their request for a grant. O'Rourke said they are tearing out the entire asphalt parking lot and certain landscape requirements must be met.

Potts introduced the landscape plan that was submitted and stated that more landscape beds will be added to meet a City requirement for parking lot screening. Potts said two *Grow Low Sumac* will be added on either side of the two existing kidney shaped beds to meet the 30" height requirement for the entire bed. Also, another kidney shaped bed will be added for uniformity in this section. Dechene asked if the topography has a downward pitch. Potts stated that it does and confirmed that the kidney shaped beds can be seen from the road. In addition, there is a five tree requirement as part of the screening project. Potts said they are going to cluster four, 5 foot, *Red Buds* by the front entrance and the fifth tree will be located on the east side of the driveway entrance. Vice Chair Schuetz and Dechene expressed concern with this selection of tree because of a short life expectancy, not being salt tolerant and they seed heavily. Potts stated that this is what the owners wanted.

Potts talked about four new rectangular beds that will be placed in a row along the edge of the parking lot. The plantings will be consistent with what is planted in the kidney shaped beds. O'Rourke said the amount of plantings required is based on linear frontage, so they are required to fill 70% of the linear frontage. Potts explained that she tried to select plantings that were drought and salt tolerant natives. Due to the amount of space, Potts stayed with groupings of three to four plants. There are also additional existing groupings of bushes, evergreens and trees throughout the parking lot area.

The beds will consist of some or all of the following:

*Grow Low Sumac*  
*Northwind Switch Grass*  
*Happy Returns Daylilies*  
*Autumn Joy Sedum*  
*Dwarf Korean Lilac*  
*Columbus Strain Redbud* (this strain has been cultivated for planting in this area)

Potts selection of Sumac as one of the plantings was chosen as it works well in larger areas and can create more of a hedge effect. Being this landscape offered a lot of space to fill, Potts did not want to introduce several new choices as they would not be seen and that this is a commercial site.

Chair English stated that he likes the fact that this landscape includes just a few varieties. O'Rourke said the greenery distracts from looking at the HVAC equipment on their roof.

Chair English asked if there were any more questions.

O'Rourke asked Potts if there will be a design fee. Potts stated that there will not be a design fee.

Chair English asked O'Rourke how much of the total cost will Warwick Publishing be eligible for? O'Rourke said the total amount is \$9,470.00 so half of that is \$4,735.00. This would leave approximately \$5,000 - \$10,000 left in their budget – definitely enough to cover this grant. This will be presented at the July 13, 2015 P&D Committee Meeting.

A motion was made by Vice Chair Schuetz and seconded by Pietryla to recommend approval of a Corridor Improvement Grant utilizing the landscape plans presented by Potts for Warwick Publishing.

**Voice Vote:** Unanimous; Nays: None; Abstention: Potts; Absent: Hauser

Motion Carried.

## **5. Additional Business**

O'Rourke introduced Scott Corbin, owner of The Jank Guitar Store, 217 W. Main Street, a new business that recently opened in downtown St. Charles. Corbin has interest in having flower planting boxes in front of his store. O'Rourke suggested members of the Commission come up with some plants that would work well in this space. A Four Season Grant would be considered for this application.

Pietryla asked who is responsible for the flowers in the downtown. Potts said the Park District provides the hanging baskets along Main Street and the City is responsible for the plants that are in the ground and in planters. The Garden Club handles the planting of these flowers and Heinz Brothers coordinates the entire project.

## **6. Announcement and Upcoming Meetings**

Next CIC Meeting – August 5, 2015 in Council Chambers

## **7. Adjournment**

A motion was made by Vice Chair Schuetz and seconded by Pietryla to adjourn the meeting.

**Voice Vote:** Unanimous; Nays: None; Members Absent: Hauser